

A=39°52'12"
R=575.00'
T=208.54'
L=400.12'
CB=N32°00'41"E
392.10'

Block A, Lot 1
Agriculture Barn
9,880 Sq. Ft.
1-Story (20'-0" Ht.)
Fin. Flr. 652.94

Lot 1, Block A
Frisco I.S.D. Addition
Cab. Q, Pg. 647
Zoned SF-5

Lot 1, Block A
Frisco I.S.D. Addition
Cab. Q, Pg. 647
Zoned SF-5

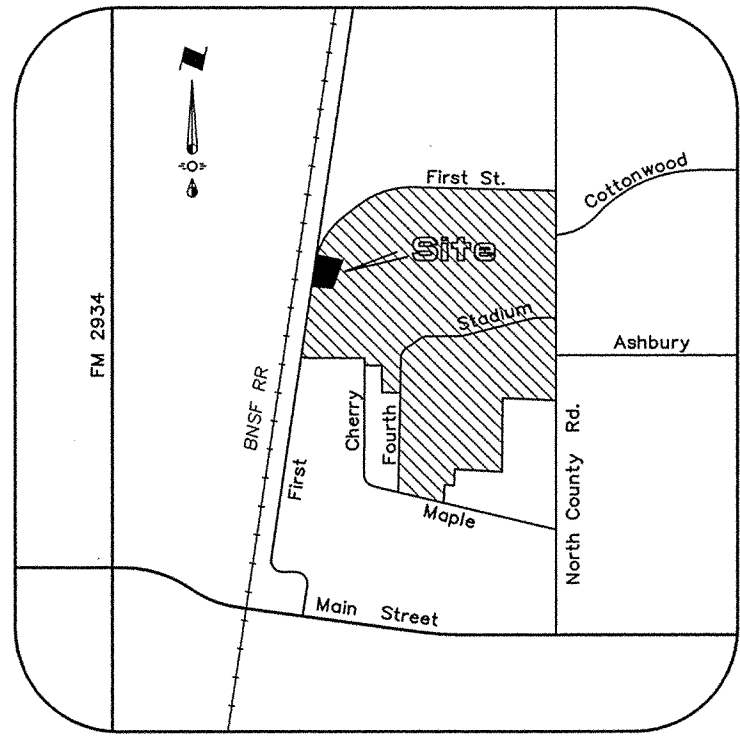
Water Meter & Sewer Schedule					
I.D.	Type	Size	No.	Sewer	Remarks
1	Domestic	2"	1	6"	New

NOTES:
No floodplain exists on the site.
Handicap parking is provided in accordance with ADA standards.
All existing and proposed pavement is concrete.

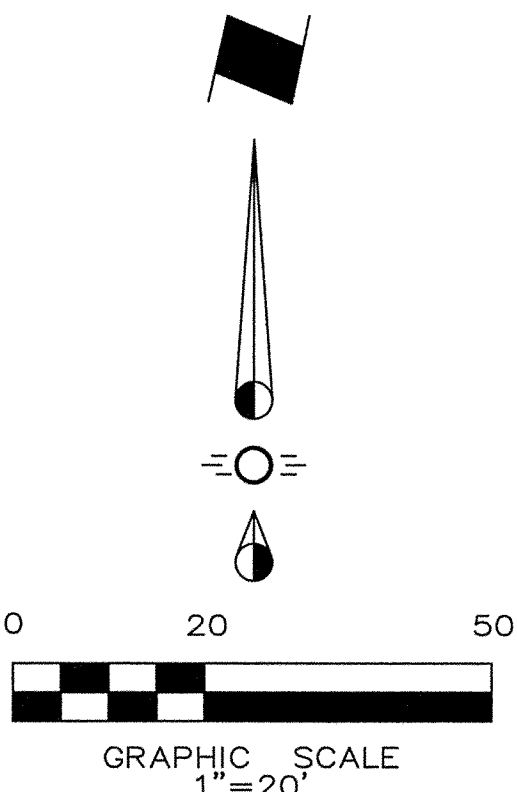
SITE DATA SUMMARY

Zoning SF-5 Single Family
Proposed Use School Agricultural Barn
Site Area 1.194 Ac. Net (52,000 SF)
Building Area 9,880 Sq. Ft.
Building Height: 1-Story (20'-0")
Lot Coverage 19%
Floor Area Ratio 0.19 : 1
Impervious Area 25,600 Sq. Ft.
Parking Required 5 Spaces
HC Parking Required 1 Spaces
HC Parking Provided 1 Spaces
Total Parking Provided 5 Spaces

SF-5 Single Family
School Agricultural Barn
1.194 Ac. Net (52,000 SF)
9,880 Sq. Ft.
1-Story (20'-0")
19%
0.19 : 1
25,600 Sq. Ft.
5 Spaces
1 Spaces
1 Spaces
5 Spaces



VICINITY MAP



SITE PLAN NOTES

Any revision to this plan will require city approval and will require revisions to any corresponding plans to avoid conflicts between plans.

Planning Department

- 1) Dumpsters and trash compactors shall be screened in accordance with the Comprehensive Zoning Ordinance.
- 2) Open storage, where permitted, shall be screened in accordance with the Comprehensive Zoning Ordinance.
- 3) Outdoor lighting shall comply with the lighting and glare standards contained within the Comprehensive Zoning Ordinance.
- 4) Landscaping shall conform to landscape plans approved by the city.
- 5) All elevations shall comply with applicable overlay district requirements.
- 6) Removal, transplanting, protection and or mitigation of protected trees, shall comply with the Comprehensive Zoning Ordinance. Tree surveys and tree protection are subject to City inspection and approval.

Fire Department

- 1) Buildings of 5,000 square feet or greater shall be 100% fire sprinkled. Alternative fire protection measures may be approved by the Fire Department.
- 2) Fire lanes shall be designed and constructed per city standards or as directed by the Fire Department.
- 3) Two points of access shall be maintained for the property at all times.
- 4) Speed bumps are not permitted within a fire lane.

No floodplain exists on the site.
Handicap parking is provided in accordance with ADA standards.
All existing and proposed pavement is concrete.
All fire hydrant leads are 6".

Building Inspections

- 1) Handicapped parking areas and building accessibility shall conform to the Americans with Disabilities Act (ADA) and with the requirements of the current, adopted International Building Code.
- 2) All signage is subject to Building Inspections approval.
- 3) All fences and retaining walls shall be shown on the site plan and are subject to Building Inspection department approval.
- 4) All exterior building materials are subject to Building Inspection department's approval.

Engineering

- 1) Sidewalks and barrier free ramps at all curb crossing shall be provided per City standards.
- 2) Approval of the site plan is not final until all engineering plans are approved.
- 3) Site plan approval is required prior to grading release.

Parks Department

- 1) All subdivisions or additions are required to identify any existing or proposed bodies of water or wetlands within the proposed subdivision or addition. All necessary permits required for development shall be secured prior to the commencement of construction.
- 2) Four-inch (4") sleeves for irrigation lines and electric service shall be installed in street medians.
- 3) All right-of-way areas shall have eight inches (8") of topsoil prior to acceptance by City of Frisco.

SITE PLAN
A PORTION OF
FRISCO I.S.D. ADDITION
BLOCK A, LOT 1
situated in the
JAMES BOLIN SURVEY ~ ABST. 31
FRISCO, COLLIN COUNTY, TEXAS

Owner
Frisco Independent School District
6942 Maple Street
Frisco, Texas 75034
Telephone 469 633-6000

Engineer
RLK Engineering, Inc.
111 West Main Street
Allen, Texas 75013
Telephone 972 359-1733
April 30, 2009

City of Frisco Project No. SPRP09-0003

BENCH MARK
Square cut on Curb in Southwest Corner
of Parking Lot to the East of Site.
Elevation= 656.20

NOTE:
Prior to beginning any construction or construction staking, it shall be the Contractor's responsibility to contact the civil engineer to insure that all parties are in possession of the most current set of construction documents.

REVISION	DATE	DESCRIPTION



RLK ENGINEERING, INC.
111 West Main
Allen, Texas 75013
(972) 359-1733 Off
(972) 359-1833 Fax
Texas Registration No. 579



DESIGNED BY:
RLK Engineering
DRAWN BY:
RLK Engineering

TECH REVIEW:
RLK
PEER REVIEW:
RLK

DRAWING FILE:
09011 SITE.dwg
DRAWING DATE:
4-27-09

DRAWING SCALE:
1"=20'
PROJECT NUMBER:
RLK 09011

SHEET:
C 4 OF 13